

181.0

0005

0012.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

825,800 / 825,800

USE VALUE:

825,800 / 825,800

ASSESSED:

825,800 / 825,800


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
25		HOMER RD, ARLINGTON

Legal Description						User Acct
						122717
						GIS Ref
						GIS Ref
						Insp Date
						07/18/18

OWNERSHIP

Unit #:

Owner 1: TERANA DAVID	
Owner 2: SALAUN CELINE	
Owner 3:	

Street 1: 25 HOMER RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: KELLY DAVID & MARGARET -

Owner 2: -

Street 1: 25 HOMER RD

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .197 Sq. Ft. of land mainly classified as One Family with a Split Level Building built about 1960, having primarily Wood Shingle Exterior and 4004 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		8569	Sq. Ft.	Site			0	70.	0.79	7									473,950						474,000	

Total AC/HA: 0.19672

Total SF/SM: 8569

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 473,950

Spl Credit

Total: 474,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - ArchiveProArling

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2023

